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FORM D

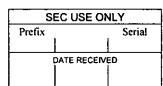
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UNITED STATES SECURITIES AND EXCHANGE COMMISSION Washington, D.C. 20549

FORM D

NOTICE OF SALE OF SECURITIES PURSUANT TO REGULATION D, SECTION 4(6), AND/OR UNIFORM LIMITED OFFERING EXEMPTION

OMB APPROVAL									
OMB Number:	3235-0076								
Expires:	May 31, 2005								
Estimated average b	urden								
OMB Number: 3235-0076									



Name of Offering (check if this is an amendment and name has	changed, and indicate	e change.)		
Eden Prairie 1031, L.L.C.	_	_		
Filing Under (Check box(es) that apply): Rule 504	☐ Rule 505	Rule 50	6 Section 4(6)	ULOE
Type of Filing: New Filing Amendment			(D)(C)	
A. BASIC	DIDENTIFICATION	N DATA		HUESSED
Enter the information requested about the issuer				
Name of Issuer (check if this is an amendment and name has	changed, and indicate	change.)	5	EP 2 4 2007 15
Eden Prairie 1031, L.L.C.	g.,	, , , , , , , , , , , , , , , , , , ,	7	11000000
Address of Executive Offices (Number and Street, C	City, State, Zip Code)	1	Telephone Number (Includ	II XIASON
2901 Butterfield Road, Oak Brook, Illinois 60523			(630) 218-4916	INANCIAL
Address of Principal Business Operations (Number and Street, C	City, State, Zip Code)		Telephone Number (Includi	ng Area Code)
(if different from Executive Offices)			(ii)	
		i_		FCEIVED CO
Brief Description of Business			19	
The acquisition and sale of undivided tenant in commor	interests in real pr	operty.	<< SEP	1 8 2007
Type of Business Organization			A SEF	1 0 6001
corporation limited partnershi	n. already formed		other (please specify):	
☐ business trust ☐ limited partnershi	• •		limited liability compa	209 &
· · · · · · · · · · · · · · · · · · ·	Month '	Year		
Actual or Estimated Date of Incorporation or Organization:	0 5 0	7	☑ Actual ☐ Estimat	
Jurisdiction of Incorporation or Organization: (Enter two-letter U.	S. Postal Service abb	reviation for	State:	•
·	for other foreign jur		DE	
CENEDAL INSTRUCTIONS				

GENERAL INSTRUCTIONS

Federal

Who Must File: All issuers making an offering of securities in reliance on an exemption under Regulation D or Section 4(6), 17 CFR 230.501 et seq. or 15 U.S.C. 77d(6).

When to File: A notice must be filed no later than 15 days after the first sale of securities in the offering. A notice is deemed filed with the U.S. Securities and Exchange Commission (SEC) on the earlier of the date it is received by the SEC at the address given below or, if received at that address after the date on which it is due, on the date it was mailed by United States registered or certified mail to that address.

Where to File: U.S. Securities and Exchange Commission, 450 Fifth Street, N.W., Washington, D.C. 20549

Copies Required: Five (5) copies of this notice must be filed with the SEC, one of which must be manually signed. Any copies not manually signed must be photocopies of the manually signed copy or bear typed or printed signatures.

Information Required: A new filing must contain all information requested. Amendments need only report the name of the issuer and offering, any changes thereto, the information requested in Part C, and any material changes from the information previously supplied in Parts A and B. Part E and the Appendix need not be filed with the SEC.

Filing Fee: There is no federal filing fee.

State:

This notice shall be used to indicate reliance on the Uniform Limited Offering Exemption (ULOE) for sales of securities in those states that have adopted ULOE and that have adopted this form. Issuers relying on ULOE must file a separate notice with the Securities Administrator in each state where sales are to be, or have been made. If a state requires the payment of a fee as a precondition to the claim for the exemption, a fee in the proper amount shall accompany this form. This notice shall be filed in the appropriate states in accordance with state law. The Appendix to the notice constitutes a part of this notice and must be completed.

-ATTENTION-

Failure to file notice in the appropriate states will not result in a loss of the federal exemption. Conversely, failure to file the appropriate federal notice will not result in a loss of an available state exemption unless such exemption is predicated on the filing of a federal notice.

A. BASIC IDENTIFICATION DATA 2. Enter the information requested for the following: Each promoter of the issuer, if the issuer has been organized within the past five years; Each beneficial owner having the power to vote or dispose, or direct the vote or disposition of, 10% or more of a class of equity securities of the · Each executive officer and director of corporate issuers and of corporate general and managing partners of partnership issuers; and · Each general and managing partner of partnership issuers. ☐ General and/or Check Box(es) that Apply: □ Promoter ☐ Beneficial Owner ☐ Executive Officer □ Director Managing Partner Full Name (Last name first, if individual) Inland Real Estate Exchange Corporation Business or Residence Address (Number and Street, City, State, Zip Code) 2901 Butterfield Road, Oak Brook, Illinois 60523 Check Box(es) that Apply: □ Promoter ■ Beneficial Owner ■ Executive Officer □ Director ⊠ General and/or Managing Partner Full Name (Last name first, if individual) Eden Prairie Exchange, L.L.C. Business or Residence Address (Number and Street, City, State, Zip Code) 2901 Butterfield Road, Oak Brook, Illinois 60523 Check Box(es) that Apply: □ Promoter Beneficial Owner ☐ Executive Officer □ Director ☐ General and/or Managing Partner Full Name (Last name first, if individual) Eden Prairie 1031, L.L.C. Business or Residence Address (Number and Street, City, State, Zip Code) 2901 Butterfield Road, Oak Brook, Illinois 60523 Check Box(es) that Apply: ☐ Promoter Beneficial Owner ■ Executive Officer □ Director ☐ General and/or Managing Partner Full Name (Last name first, if individual) Business or Residence Address (Number and Street, City, State, Zip Code) Check Box(es) that Apply: ☐ Promoter ■ Beneficial Owner ☐ Executive Officer ☐ Director General and/or Managing Partner Full Name (Last name first, if individual) Business or Residence Address (Number and Street, City, State, Zip Code) Check Box(es) that Apply: ■ Beneficial Owner ☐ Promoter ☐ Executive Officer ☐ Director ☐ General and/or Managing Partner Full Name (Last name first, if individual) Business or Residence Address (Number and Street, City, State, Zip Code) ☐ Executive Officer General and/or Check Box(es) that Apply: ☐ Promoter ■ Beneficial Owner □ Director Managing Partner Full Name (Last name first, if individual) Business or Residence Address (Number and Street, City, State, Zip Code)

		·		В.	INFORM/	ATION AB	OUT OFFE	RING				
											Yes	No
1. Has	the issuer s	sold, or doe	es the issue	r intend to	sell, to non	-accredited	d investors	in this offe	ring?	•••••		\boxtimes
			Α	inswer also	in Append	dix, Colum	n 2, if filin	g under UI	.OE.			
2. What is the minimum investment that will be accepted from any individual?												340,213*
					•						Yes	No
3. Does the offering permit joint ownership of a single unit?												
com offer and/	er the informission or ring. If a poor with a stated personant	similar ren erson to be tate or state	nuneration listed is ares, list the n	for solicita associated ame of the	tion of pur d person or broker or	chasers in agent of a dealer. If n	connection broker or conore than fi	with sales dealer regis ve (5) pers	of securition stered with ons to be l	the SEC isted are		
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	of Associate			1 1001, 1	tew lork,	141 1020						
	yai Alliance											
	n Which Pe eck "All St					icit Purcha	sers				🔲 A	Il States
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	me (Last n anatasio, V		f individua	1)								
	ss or Reside e Lincoln		•				•	202				
Name o	f Associate	ed Broker o	or Dealer									
	laret, Grant	<u>`</u>										
	n Which Pe eck "All St										🗆 A	II States
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rKII	[SC]	[SD]	[TN]	fTX1	IUTI	[VT]	[VA]	[WA]	(WV)	(WI)	[WY]	[PR]

^{*} A smaller amount may be accepted by the company, in its sole discretion.

				В.	INFORMA	ATION AB	OUT OFFE	RING				
							•				Yes	No
Has the issuer sold, or does the issuer intend to sell, to non-accredited investors in this offering? Answer also in Appendix, Column 2, if filing under ULOE.											. 🗆	
			A	Answer also	in Appen	dix, Colum	n 2, if filin	g under Ul	.OE.			
2. What is the minimum investment that will be accepted from any individual?												340,213*
3. Does the offering permit joint ownership of a single unit?												No □
com offer and/	4. Enter the information requested for each person who has been or will be paid or given, directly or indirectly, any commission or similar remuneration for solicitation of purchasers in connection with sales of securities in the offering. If a person to be listed is an associated person or agent of a broker or dealer registered with the SEC and/or with a state or states, list the name of the broker or dealer. If more than five (5) persons to be listed are associated persons of such a broker or dealer, you may set forth the information for that broker or dealer only.											
	me (Last n rnick, And		f individua	1)								
			ss (Numbe	r and Stree	et, City, Sta	te, Zip Co	de)					
					w, IL 600							
	of Associategal Securiti		or Dealer									
States i	n Which Po	erson Liste			ends to Sol						🗆 A	ii States
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					t, City, Sta AZ 85004		de)			-		
	f Associate					·						
	5 Financial											
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Full Na	me (Last n	ame first, i	f individua	1)								
Busines	ss or Reside	ence Addre	ss (Numbe	r and Stree	t, City, Sta	te, Zip Coo	de)					
Name o	f Associate	ed Broker o	or Dealer									
					ends to Sol					• • • • • • • • • • • • • • • • • • • •	🗆 A	II States
[AL]	[AK]	[AZ]	[AR]	[CA]	[CO]	[CT]	[DE]	[DC]	[FL]	[GA]	 [HI]	[ID]
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[RI]	[SC]	[SD]	[TN]	[TX]	(UT)	[VT]	[VA]	[WA]	[WV]	[WI]	[WY]	[PR]

^{*} A smaller amount may be accepted by the company, in its sole discretion.

C. OFFERING PRICE, NUMBER OF INVESTORS, EXPENSES AND USE OF PROCEEDS

1.	Enter the aggregate offering price of securities included in this offering and the total amount already sold. Enter "0" if answer is "none" or "zero." If the transaction is an exchange offering, check this box \square and indicate in the columns below the amounts of the securities						
	Offered for exchange and already exchanged Type of Security		Aggregat fering Pi		A	mount Alre Sold	ady
	Debt	\$	-0-		\$	-0-	
	Equity	\$	-0-		<u> </u>	-0-	
	☐ Common ☐ Preferred	<u> </u>			<u> </u>		
	Convertible Securities (including warrants)	\$	-0-		\$	-0-	
	Partnership Interests.		-0-		\$	-0-	
	Other (Specify <u>Undivided fractional interests in real estate</u>)		9,525,95	7	\$	2,637,773.3	6
	Total		9,525,95			2,637,773.3	
	Answer also in Appendix, Column 3, if filing under ULOE.	_	-,,		<u> </u>	_,,	
2.	Enter the number of accredited and non-accredited investors who have purchased securities in this offering and the aggregate dollar amounts of their purchases. For offerings under Rule 504, indicate the number of persons who have purchased securities and the aggregate dollar amount of their purchases on the total lines. Enter "0" if answer is "none" or "zero."					Aggregate	•
			Number Investor			Oollar Amou of Purchase	unt
	Accredited Investors		5		<u>\$</u>	2,637,773.3	6
	Non-accredited Investors		-0-		\$	-0-	
	Total (for filings under Rule 504 only)				\$		
	Answer also in Appendix, Column 4, if filing under ULOE.						
3.	If this filing is for an offering under Rule 504 or 505, enter the information requested for all securities sold by the issuer, to date, in offerings of the types indicated in the twelve (12) months prior to the first sale of securities in this offering. Classify securities by type listed in Part C – Question 1.						
	Type of Offering		Type of Security		D	Oollar Amou Sold	unt
	Rule 505				\$		
	Regulation A				\$		
	Rule 504				\$		
	Total				\$		
4.	a. Furnish a statement of all expenses in connection with the issuance and distribution of the securities in this offering. Exclude amounts relating solely to organization expenses of the issuer. The information may be given as subject to future contingencies. If the amount of an expenditure is not known, furnish an estimate and check the box to the left of the estimate.						
	Transfer Agent's Fees			\boxtimes	\$	-0-	
	Printing and Engraving Costs			\boxtimes	\$	-0-	
	Legal Fees	······		\boxtimes	\$	109,869	
	Accounting Fees		•••••	\boxtimes	\$	-0-	
	Engineering Fees			\boxtimes	\$	-0-	
	Sales Commission (specify finders' fees separately)			\boxtimes	\$	574,430	
	Other Expenses (identify) Marketing			\boxtimes		95,738	
	Total					780,037	

	C. OFFERING PR	ICE, NUMBER OF INVESTORS, EXPENSES AN	D USE OF	PROCEEDS	-					
b.	Enter the difference between the aggregate offering price given in response to Part C – Question 1 and total expenses furnished in response to Part C – Question 4.a. This difference is the "adjusted gross proceeds to the issuer."									
5.	Indicate below the amount of the adjusted proceeds to the issuer used or proposed to be used for each of the purposes shown. If the amount for any purpose is not known, furnish an estimate and check the box to the left of the estimate. The total of the payments listed must equal the adjusted gross proceeds to the issuer set forth in response to Part C – Question 4.b above.									
				Payments to Officers, Directors & Affiliates		Payments To Others				
	Salaries and fees			<u>\$</u>		<u>\$</u>				
	Purchase of real estate			<u>\$</u>		\$ 8,482,789				
	Purchase, rental or leasing and in	stallation of machinery and equipment		\$		\$				
	Construction or leasing of plant b	ouildings and facilities		\$		<u>\$</u>				
	offering that may be used in exch	including the value of securities involved in this nange for the assets or securities of another issue	r	\$		\$				
						\$				
	Other (specify): Acquisition Fee	e, O&O Expenses, Closing Costs	🛮	\$ 159,131	Ø	\$ 104,000				
	•			\$ 159,131		\$ 8,586,789				
	Total Payments Listed (column to	otals added)	•••••	⊠ <u>s</u>	8,745,	920				
		D. FEDERAL SIGNATURE								
foll	owing signature constitutes an underta	be signed by the undersigned duly authorized persiking by the issuer to furnish to the U.S. Securitiened by the issuer to any non-accredited investor p	s and Excl	ange Commissi	on, ur	on written				
Issu	er (Print or Type)	Signature		Date						
Ede	n Prairie 1031, L.L.C.	Patricia a. Collosso	_	9/14/	07					
Nan	ne of Signer (Print or Type)	Title of Signer (Print or Type)								
Patr	ricia A. DelRosso	President, Inland Real Estate Exchange Cor	•	he sole member	of Ed	en Prairie				

-ATTENTION-

Intentional misstatements or omissions of fact constitute federal criminal violations. (See 18 U.S.C. 1001.)

E. STATE SIGNATURE		
Is any party described in 17 CFR 230.262 presently subject to any of the disqualification provisions of such rule?	Yes	No ⊠
See Appendix, Column 5, for state response.		

- 2. The undersigned issuer hereby undertakes to furnish to any state administrator of any state in which this notice is filed, a notice on Form D (17 CFR 239.500) at such times as required by state law.
- 3. The undersigned issuer hereby undertakes to furnish to the state administrators, upon written request, information furnished by the issuer to offerees.
- 4. The undersigned issuer represents that the issuer is familiar with the conditions that must be satisfied to be entitled to the Uniform Limited Offering Exemption (ULOE) of the state in which this notice is filed and understands that the issuer claiming the availability of this exemption has the burden of establishing that these conditions have been satisfied.

The issuer has read this notification and knows the contents to be true and has duly caused this notice to be signed on its behalf by the undersigned duly authorized person.

Issuer (Print or Type)	Signature Date
Eden Prairie 1031, L.L.C.	Patricia a. Celhosso 9/14/07
Name (Print or Type)	Title (Print or Type)
Patricia A. DelRosso	President, Inland Real Estate Exchange Corporation, the sole member of Eden Prairie 1031, L.L.C.

Instruction

Print the name and title of the signing representative under his signature for the state portion of this form. One copy of every notice on Form D must be manually signed. Any copies not manually signed must be photocopies of the manually signed copy or bear typed or printed signatures.

APPENDIX

1		2 3 4								
	Intend to non-a investors	to sell ccredited s in State -Item 1)	Type of security and aggregate offering price offered in state (Part C-Item 1)		5 Disqualification under State ULOE (if yes, attach explanation of waiver granted) (Part E-Item 1)					
				Number of		C-Item 2) Number of				
State	Yes	No		Accredited Investors	Amount	Non-Accredited Investors	Amount	Yes	No	
AL										
AK										
AZ										
AR										
CA		⊠	Beneficial interests in statutory trust \$9,525,957	2	\$906,000	-0-	-0-		⊠	
со										
СТ										
DE							<u> </u>			
DC										
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GA										
HI										
ID										
IL		⊠	Beneficial interests in statutory trust\$9,525,957	1	\$ 300,000	-0-	-0-			
IN	□									
IA										
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MS										
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NV							· · · · · · · · · · · · · · · · · · ·			
NH										

APPENDIX

		· · · · · · · · · · · · · · · · · · ·							5	
1	Intend to non-a investors	to sell ccredited s in State -Item 1)	Type of security and aggregate offering price offered in state (Part C-Item 1)		Type of investor and amount purchased in State (Part C-Item 2)					
State	Yes	No		Number of Accredited Investors	Amount	Number of Non-Accredited Investors	Amount	Yes	No	
וא		×	Beneficial interests in statutory trust \$9,525,957	1	\$ 431,773.36	-0-	-0-			
NM						}				
NY		⊠	Beneficial interests in statutory trust \$9,525,957	1	\$ 1,000,000	-0-	-0-			
NC						:				
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OR										
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